M. Conrad Matthews
Loan No. 868415
Unit B-5

Name and address of new owner:
State Street Bank and Trust Company
Corporate Trust Dept.
Fifth Floor
1 Heritage Drive
North Quincy, MA 02110

Send tax bills:
Same

Prepared by:
David W. McMackin
McMACKIN, GARFINKLE, McLEMORE & WALKER
P.O. Box 198947
Nashville, TN 37219

Map and Parcel No.
147-3-A-21C0
06DU80021

TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated July 1, 1983, recorded in Book 6126, page 852, as modified and restated of record in Book 7106, page 208, Register's Office, Davidson County, Tennessee, M. Conrad Matthews and wife, Randolph S. Matthews, conveyed to Stephen C. Baker, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated June 3, 1993, and recorded in Book 8980, page 675, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the aforementioned Deed of Trust, nominated and appointed D.W. McMackin as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested D.W. McMackin, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, D.W. McMackin, Substitute Trustee, did give 21 days notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of July 29, August 5, and 12, 1993, stating that on August 27, 1993, at 12:10 p.m. at the South door of the courthouse in Nashville, Davidson County, Tennessee, said property hereinafter

described would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, homestead, dower, and all other exemptions which are expressly waived in said Deed of Trust, but subject to any and all unpaid real estate taxes; and

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, D.W. McMackin, Substitute Trustee, offered said property for sale at public outcry and sold said property to State Street Bank and Trust Company, as Trustee under that certain Pooling and Servicing Agreement dated as of December 1, 1991, for RTC Mortgage Pass-Through Certificates Series 1991-17 for $24,730.25, which amount was the highest, best, and last bid.

NOW THEREFORE, FOR AND IN CONSIDERATION OF THE SUM of the highest, best, and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, D.W. McMackin, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said State Street Bank and Trust Company, as Trustee under that certain Pooling and Servicing Agreement dated as of December 1, 1991, for RTC Mortgage Pass-Through Certificates Series 1991-17 (hereinafter referred to as Grantee), its successors and assigns, the following described property, to wit:

> Land in Davidson County, Tennessee, being Unit B-5 of Harding Place Condominium created under Title 66, Chapter 27, Sections 101 et seq., as amended, Tennessee Code Annotated as established by a Master Deed, of record in Book 6104, page 725, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Harding Place Condominium of record in Book 5200, page 571, said Register's Office, for a more complete identification and description of such Unit.
>
> Being the same property conveyed to M. Conrad Matthews and wife, Randolph S. Matthews, by deed from Harding Manor Associates, a joint venture, of record in Book 6126, page 848, Register's Office, Davidson County, Tennessee. Also, all appliances located in the above described Unit, including, but not limited to, the stove and refrigerator now or hereafter located in such unit.
>
> This is improved property located at 441 Harding Place, Unit B-5, Nashville, Tennessee 37211.

The above legal description is identical to the legal description in the previous deed of record.

The Internal Revenue Service has filed a tax lien(s) against Malcolm C. Matthews, Partner, of record in Book 8816, page 652, Register's Office, Davidson County, Tennessee. The Notice required by 26 U.S.C. § 7425(b) has been timely furnished to the United States and the sale of the above-described real property will be subject to the right of the United States to redeem subject real property.

The State of Tennessee has filed a tax lien(s) against M. Conrad Matthews, of record in Book 8792, page 90, and Book 8841, page 82, Register's Office, Davidson County, Tennessee. The Notice required by T.C.A. 67-1-1433(b)(1) has been timely furnished to the state of Tennessee and the sale of the above-described real property will be subject to the right of the state of Tennessee to redeem subject real property.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns forever, but subject to said real estate taxes.

And I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this the 27th day of August, 1993.

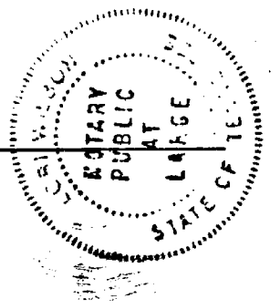
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, D.W. McMackin, Substitute Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 27th day of August, 1993.

Lori Wilson
Notary Public



My Commission Expires: 1-25-97

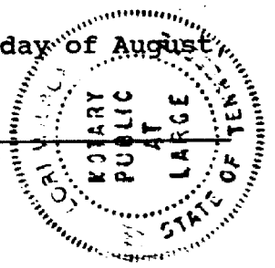
STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $24,730.25.

D.W. McMackin, Substitute Trustee
Affiant

Subscribed and sworn before me, this 27th day of August, 1993.

Lori Wilson
Notary Public

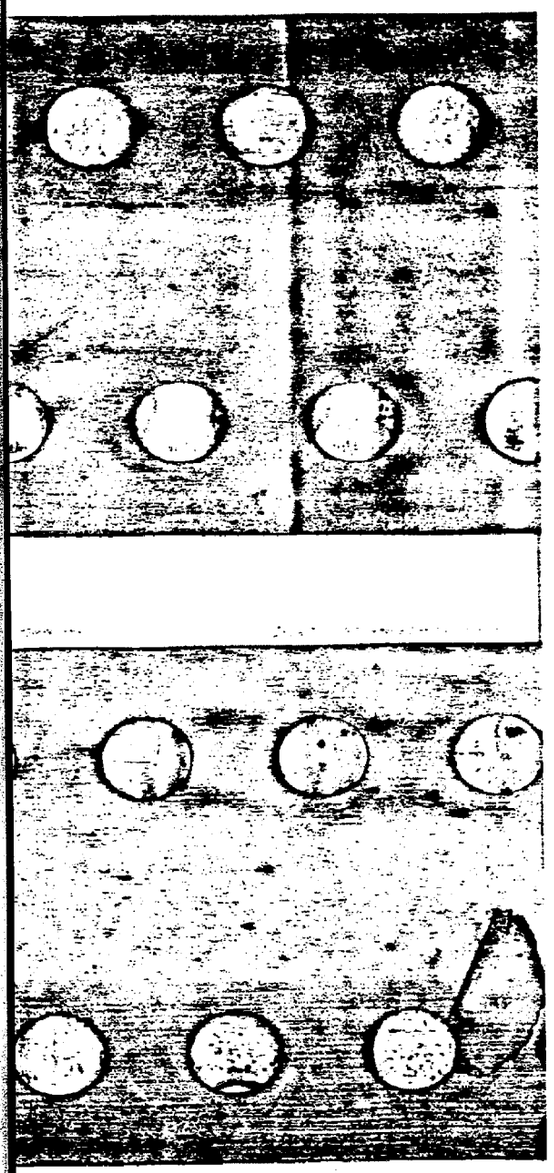


My Commission Expires: 1-25-97

61318
IDENTIF. ⇗ REFERENCE

93 SEP -9 PM 3:15
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

3627 09/09 0101 03CHECK 108.39



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9075 PAGE 750

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	24730.25
			CON TX	91.39
			PRFEE	1.00
			WDEED	16.00
			TOTAL	108.39
			CHECK	108.39
		09/09/93	01	15:14 0001 3637

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61318
IDENTIF. # REFERENCE

93 SEP -9 PM 3:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 696083